

Recording requested by:

DOC # 2003-837410

10/23/2003 08:00A Fee:19.00

Page 1 of 5

Recorded in Official Records

County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



DOCUMENTARY TRANSFER TAX= \$0.00

And when recorded, mail to:

SURVEYOR, CITY OF RIVERSIDE

Public Works Department

City Hall, 3900 Main Street

Riverside, California 92522

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FOR RECORDER'S OFFICE USE ONLY

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Project: CO-P03-0659

A.P.N. 189-260-003

CO- P03-0659

CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE

Property Owner(s): SILVIA ARTEAGA, a married woman and PERLA JUAREZ, a single woman, as joint tenants

Pursuant to Section 66499.35(b) of the Government Code of the State of California and Section 18.39 of the Riverside Municipal Code, the real property located in the City of Riverside, County of Riverside, State of California as described in **EXHIBIT "A"** attached hereto and incorporated herein by this reference, is hereby issued this Certificate of Compliance.

THIS CERTIFICATE RELATES ONLY TO ISSUES OF COMPLIANCE OR NONCOMPLIANCE WITH THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES ENACTED PURSUANT THERETO INCLUDING TITLE 18 OF THE RIVERSIDE MUNICIPAL CODE. THE PARCEL DESCRIBED HEREIN MAY BE SOLD, LEASED, OR FINANCED WITHOUT FURTHER COMPLIANCE WITH THE SUBDIVISION MAP ACT OR ANY LOCAL ORDINANCE ENACTED PURSUANT THERETO.

THE ISSUANCE OF THIS CERTIFICATE OF COMPLIANCE DOES NOT SUPERSEDE, MODIFY, OR AFFECT ANY REQUIREMENTS OF THE BUILDING OR ZONING REGULATIONS OF THE CITY OF RIVERSIDE. DEVELOPMENT OF THE PARCEL MAY REQUIRE ISSUANCE OF A PERMIT OR PERMITS, OR OTHER GRANT OR GRANTS OF APPROVAL.

ZONING ADMINISTRATOR
CITY OF RIVERSIDE

KEN GUTIERREZ
PLANNING DIRECTOR

By Jal A S L 10/22/03
PRINCIPAL PLANNER DATE

GENERAL ACKNOWLEDGEMENT

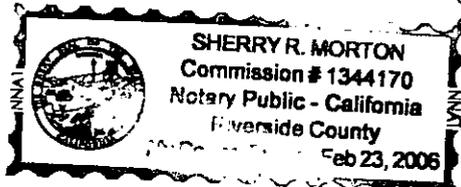
State of California }
County of Riverside } ss

On October 22, 2003, before me Sherry R. Morton, Notary
(date) (name)

a Notary Public in and for said State, personally appeared

John A. Swiecki
Name(s) of Signer(s)

personally known to me - OR - proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Sherry R. Morton
Signature

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

- () Attorney-in-fact
- () Corporate Officer(s)
Title _____
Title _____
- () Guardian/Conservator
- () Individual(s)
- () Trustee(s)
- () Other _____

- () Partner(s)
- () General
- () Limited

The party(ies) executing this document is/are representing:



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EXHIBIT A

That certain parcel of land located in the City of Riverside, County of Riverside, State of California and described as follows:

THAT PORTION OF LOT 20 OF GAFFORD GARDENS, AS PER MAP RECORDED IN BOOK 12, PAGE 97 OF MAPS, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 20;

THENCE WESTERLY ON THE SOUTHERLY LINE OF SAID LOT, 150.00 FEET;

THENCE NORTHERLY PARALLEL WITH THE EASTERLY LINE OF SAID LOT, 70.00 FEET;

THENCE EASTERLY PARALLEL WITH THE SOUTHERLY LINE OF SAID LOT, 150.00 FEET;

THENCE SOUTHERLY, 70.00 FEET TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM THOSE PORTIONS LYING WITHIN MURRAY STREET.

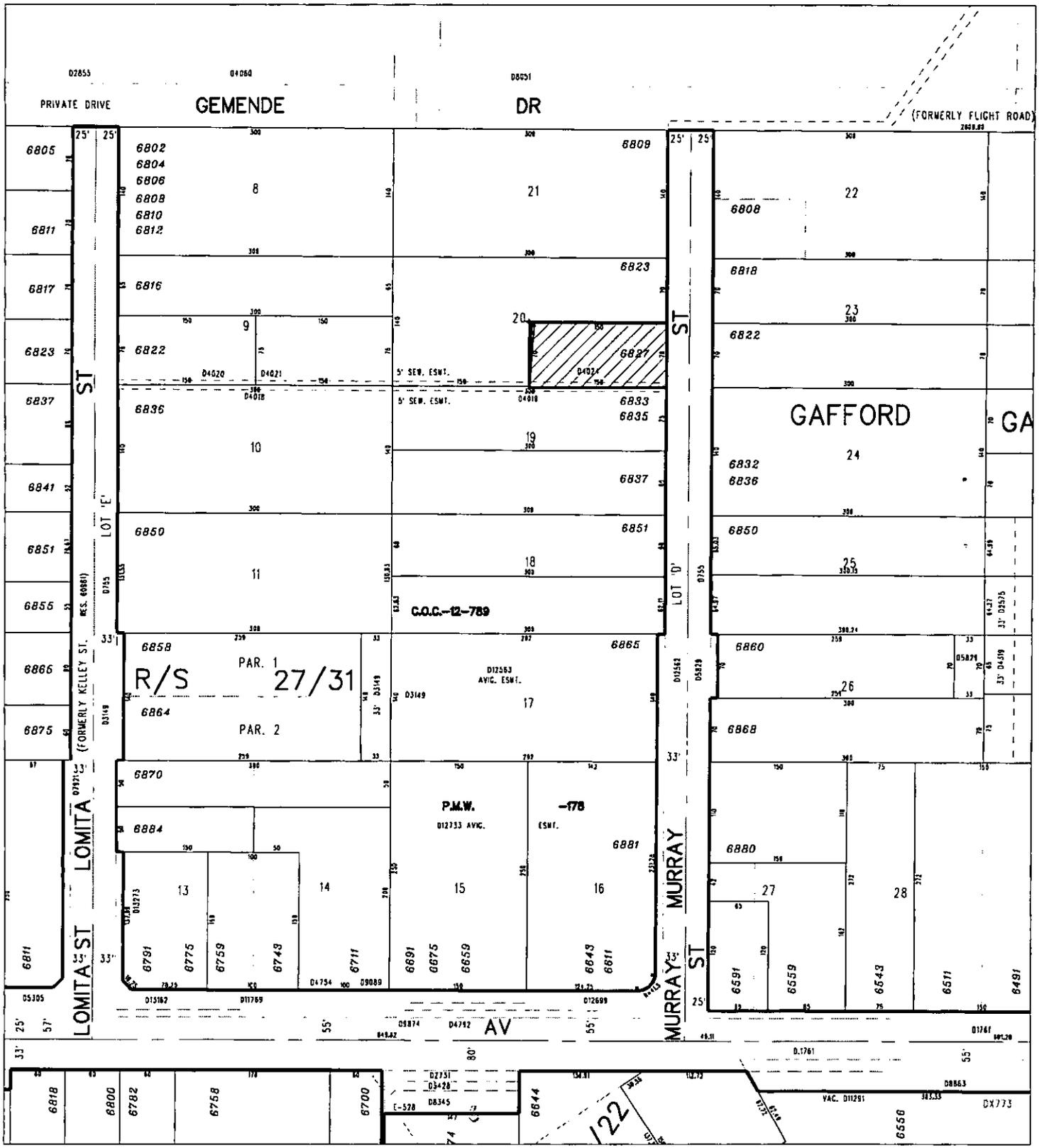
The City of Riverside makes no warranty as to discrepancies, defects, or conflicts in boundary lines, shortage in area, encroachments, adverse claims, or any other facts that a correct survey and/or research of public records would disclose.

DELEGATED CITY ASSISTANT 10/21/03

CITY OF RIVERSIDE



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◆ CITY OF RIVERSIDE, CALIFORNIA ◆

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

Sheet 1 of 1



Scale: 1" = 150' Drawn by: bmark Date: 10/21/03

Subject: COC P03-0659

51-3

CO-P03-0659



GARY L. ORSO
COUNTY OF RIVERSIDE
ASSESSOR-COUNTY CLERK-RECORDER

Recorder
P.O. Box 751
Riverside, CA 92502-0751
(909) 486-7000

<http://riverside.asrclrec.com>

NOTARY CLARITY

Under the provisions of Government Code 27361.7, I certify under the penalty of perjury that the notary seal on the document to which this statement is attached reads as follows:

Name of Notary: SHERRY R. MORTON

Commission #: 1344170

Place of Execution: RIVERSIDE

Date Commission Expires: FEB 23 - 2006

Date: OCT 23 - 03

Signature: Rub P. S. [Signature]

Print Name: RUBEN P. SUAREZ

